

Reversionary Land
Mare Island
City of Vallejo
February 12, 2002
W 25116

EXHIBIT A-1

WESTERN EARLY TRANSFER PARCEL LAND DESCRIPTION

A parcel of tide and submerged land situated in the City of Vallejo, Solano County, California being a portion of those lands commonly known as Mare Island Naval Shipyard as conveyed to the United States for Military Purposes by the State of California by an Act approved March 9, 1897 in Chapter 81, Statutes of 1897 and an Act approved July 13, 1963 in Chapter 1452, Statutes of 1963, said parcel being more particularly described as follows:

COMMENCING at National Geodetic Survey monument "MARE ID SE 1852 1932" having California Coordinate System 1983, Zone 2, coordinates of N = 1,789,849.06 feet and E = 6,488,254.02 feet as shown on that certain map entitled "Record of Survey for lands owned by the United States of America per the 1938 United States Supreme Court decision 'United States v. O'Donnell 303 U.S. 501' Retracement of Tract 38 of the Joy Survey entitled 'Fractional Township 3 North, Range 4 West, approved by the US Survey General's Office October 24, 1923, accepted November 8, 1923 and filed with the Bureau of Land Management'", as filed in Book 21 Surveys at Page 94, Solano County records; thence North 56°21'31" West 5,257.60 feet to a found monument, said monument being a 2 ½" aluminum disk stamped "McGill' Martin' Self, Inc., Orinda CA, LS 6951", having California Coordinate System 1983, Zone 2 coordinates of N = 1,792,761.73 feet and E = 6,483,876.95 feet and located on the boundary of said Tract 38 as shown on said Record of Survey and the POINT OF BEGINNING of the herein described parcel; thence along said Tract 38 the following courses:

- 1) South 33° 00' 28" East 475.38 feet;
- 2) South 29° 45' 31" East 171.67 feet;
- 3) South 26° 30' 35" East 666.84 feet;
- 4) South 22° 15' 40" East 323.53 feet;
- 5) South 01° 28' 51" West 250.92 feet;
- 6) North 72° 45' 01" East 329.99 feet;
- 7) South 43° 30' 18" East 488.54 feet;
- 8) South 35° 15' 26" East 653.65 feet;

9) South 40° 00' 21" East 316.90 feet;
10) South 35° 45' 26" East 561.19 feet;
11) North 58° 29' 53" East 105.59 feet;
12) South 57° 40' 07" East 363.10 feet;
13) South 46° 45' 15 East 831.86 feet;
14) South 68° 45' 01" East 178.24 feet;
15) South 85° 59' 56" East 422.43 feet;
16) South 79° 14' 57" East 268.05 feet; thence leaving said Tract 38 boundary:

17) South 13° 13' 26" West 373.09 feet, more or less, to a point of intersection with the shoreline; thence southerly along the shoreline to a point of intersection with the boundary of lands granted to the United States of America in Chapter 1452, Statutes of 1963 as shown on that Map filed in Book 22 Maps at Page 44 Solano County Records and the shoreline, said intersection point bears South 08° 19' 46" West 775.21 from the northerly intersection of said shoreline and said course (17); thence along said grant boundary the following courses:

18) South 38° 08' 25" East 652.07 feet;
19) South 79° 30' 03" West 12,096.47 feet;
20) North 15° 38' 14" West 13,456.71 feet;
21) North 40° 11' 47" East 5682.87 feet to a found iron pipe, AP 5, as shown on said Map; thence leaving said grant boundary and southeasterly along said Tract 38 boundary the following courses:

22) South 54° 49' 07" East 545.96 feet;
23) South 47° 15' 13" East 2,284.27 feet;
24) South 43° 00' 17" East 1,987.23 feet;
25) South 44° 45' 15" East 1,128.96 feet;
26) South 34° 07' 26" East 672.12 feet;
27) South 34° 30' 26" East 1,062.98 feet;
28) South 36° 45' 18" East 1,016.75 feet;
29) South 31° 30' 29" East 1,274.26 feet;
30) South 22° 45' 39" East 732.89 feet;
31) South 36° 15' 24" East 442.34 feet;
32) South 00° 13' 53" West 211.28 feet;
33) South 28° 00' 33" East 191.49 feet;
34) South 44° 45' 16" East 363.13 feet;
35) South 11° 22' 53" East 297.77 feet to the point of beginning.

EXCEPTING THEREFROM the following five parcels:

PARCEL 1

COMMENCING at said National Geodetic Survey monument "MARE ID SE 1852 1932" having California Coordinate System 1983, Zone 2, coordinates of N = 1,789,849.06 feet and E = 6,488,254.02 feet as shown on said Record of Survey as filed in Book 21 Surveys at Page 94, Solano County records, thence North 44° 14' 19" West 9,465.87 feet to a point on the boundary of Tract 38 as shown on said Record of

Survey, said point having California Coordinate System 1983, Zone 2 coordinates of N = 1,796,630.82 feet and E = 6,481,650.19 feet and the POINT OF BEGINNING; thence leaving said Tract 38 the following courses:

- 1) South 52° 25' 26" West 587.98 feet;
- 2) North 32° 36' 18" West 1,495.78 feet;
- 3) South 44° 01' 44" West 1,879.85 feet;
- 4) North 41° 22' 20" West 457.80 feet;
- 5) North 77° 16' 05" West 117.60 feet;
- 6) North 56° 43' 17" West 89.23 feet;
- 7) North 30° 16' 10" West 239.75 feet;
- 8) North 50° 16' 00" West 199.24 feet;
- 9) North 56° 23' 01" West 777.41 feet;
- 10) North 29° 54' 12" West 141.37 feet to a point on the South line of Option Area 3 as shown on that Record of Survey for the US Fish and Wildlife Service recorded in Book 23 Surveys at Page 21, Solano County Records; thence along said line:
- 11) South 60° 04' 53" West 201.07 feet;
- 12) North 29° 37' 02" West 732.20 feet to the southwest corner of Option Area 2 as shown on said Record of Survey; thence along the West line of said Option Area 2:
- 13) North 28° 37' 05" West 458.60 feet to the northwest corner of said Option Area 2; thence along the North line of said Option Area 2:
- 14) North 59° 43' 16" East 594.31 feet to the northwest corner of Option Area 1 as shown on said Record of Survey; thence along the North line of said Option Area 1:
- 15) North 55° 39' 20" East 1,569.98 feet to the northeast corner of said Option Area 1; thence leaving said North line:
- 16) North 55° 39' 20" East 397.67 feet to the boundary of said Tract 38 as shown on said Record of Survey; thence along said Tract 38 boundary the following courses:
- 17) South 43° 00' 17" East 1,334.09 feet;
- 18) South 44° 45' 15" East 1,128.96 feet;
- 19) South 34° 07' 26" East 672.12 feet;
- 20) South 34° 30' 26" East 1,056.39 feet to the point of beginning.

PARCEL 2

COMMENCING at said National Geodetic Survey monument "MARE ID SE 1852 1932" having California Coordinate System 1983, Zone 2, coordinates of N = 1,789,849.06 feet and E = 6,488,254.02 feet as shown on said Record of Survey as filed in Book 21 Surveys at Page 94, Solano County records, thence North 44° 14' 19" West 9,465.87 feet to a point on the boundary of Tract 38 as shown on said Record of Survey, said point having California Coordinate System 1983, Zone 2 coordinates of N = 1,796,630.82 feet and E = 6,481,650.19 feet and

the POINT OF BEGINNING; thence leaving said Tract 38 the following courses:

- 1) South 52° 25' 26" West 530.51 feet;
- 2) South 34° 33' 18" East 1,226.47 feet;
- 3) South 77° 17' 20" West 328.82 feet;
- 4) South 26° 15' 37" West 270.20 feet;
- 5) South 03° 48' 52" East 139.18 feet;
- 6) South 32° 42' 16" East 462.36 feet;
- 7) North 63° 19' 43" East 380.55 feet;
- 8) South 32° 19' 26" East 611.22 feet;
- 9) South 27° 57' 05" East 361.53 feet;
- 10) South 34° 35' 37" East 227.83 feet;
- 11) North 56° 07' 17" East 233.24 feet;
- 12) South 58° 02' 45" East 222.30 feet;
- 13) South 62° 19' 18" East 440.70 feet to a point on said Tract 38 boundary; thence along said boundary the following courses:
- 14) North 58° 33' 36" East 24.71 feet;
- 15) North 28° 00' 33" West 65.73 feet;
- 16) North 00° 13' 53" East 211.28 feet;
- 17) North 36° 15' 24" West 442.34 feet;
- 18) North 22° 45' 39" West 732.89 feet;
- 19) North 31° 30' 29" West 1,274.26 feet;
- 20) North 36° 45' 18" West 1,016.75 feet;
- 21) North 34° 30' 26" West 6.59 feet to the point of beginning.

PARCEL 3

COMMENCING at said National Geodetic Survey monument "MARE ID SE 1852 1932" having California Coordinate System 1983, Zone 2, coordinates of N = 1,789,849.06 feet and E = 6,488,254.02 feet as shown on said Record of Survey as filed in Book 21 Surveys at Page 94, Solano County records, thence North 68°17'05" West 3,556.41 feet to a point on the boundary of Tract 38 as shown on said Record of Survey, said point having California Coordinate System 1983, Zone 2 coordinates of N = 1,791,164.92 feet and E = 6,484,950.01 feet and being the POINT OF BEGINNING; thence along said Tract 38 the following courses:

- 1) South 72°45'01" West, 329.99 feet;
- 2) North 01°28'51" East, 250.92 feet;
- 3) North 22°15'40" West, 323.53 feet;
- 4) North 26°30'35" West, 666.84 feet;
- 5) North 29°45'31" West, 171.67 feet;
- 6) North 33°00'28" West, 475.38 feet;
- 7) North 11°22'53" West, 297.77 feet;
- 8) North 44°45'16" West, 363.13 feet;

9) North 28°00'33" West, 125.76 feet;
 10) South 58°33'36" West, 24.71 feet;
 11) North 62°19'18" West, 440.70 feet;
 12) North 58°02'45" West, 222.30 feet; thence leaving said
 Tract 38
 13) South 56°07'17" West, 39.42 feet;
 14) South 53°43'26" East, 448.89 feet to the beginning of a
 tangent curve concave to the West;
 15) thence southerly along the arc of said curve a distance of
 311.86 feet, through a central angle of 77°41'17" and having a radius
 of 230.00 feet;
 16) South 23°57'51" West, 522.94 feet;
 17) South 48°31'45" West, 142.49 feet;
 18) South 59°53'21" West, 182.88 feet to a monument on the
 boundary line as shown on that Record of Survey for the US Fish
 and Wildlife Service filed in Book 23 Surveys at Page 21, Solano
 County Records; thence along a said line the following courses:
 19) South 35°23'15" East, 283.00 feet;
 20) South 76°49'07" East, 126.64 feet;
 21) South 35°32'20" East, 429.98 feet;
 22) South 54°27'00" West, 83.80 feet;
 23) South 35°28'36" East, 195.67 feet;
 24) North 54°33'40" East, 83.01 feet;
 25) South 35°28'43" East, 465.20 feet;
 26) South 54°24'01" West, 83.18 feet;
 27) South 35°28'45" East, 135.19 feet;
 28) North 54°20'22" East, 82.77 feet;
 29) South 35°38'07" East, 364.61 feet;
 30) South 54°49'22" West, 83.70 feet;
 31) South 35°36'39" East, 135.72 feet;
 32) North 53°54'43" East, 81.36 feet;
 33) South 35°45'39" East, 368.16 feet;
 34) South 54°26'50" West, 83.37 feet;
 35) South 35°32'37" East, 135.40 feet;
 36) North 54°35'23" East, 82.05 feet;
 37) South 35°40'56" East, 416.43 feet;
 38) South 53°45'22" West, 83.91 feet;
 39) South 35°28'48" East, 135.26 feet;
 40) North 54°35'13" East, 83.43 feet;
 41) South 35°30'37" East, 363.95 feet;
 42) South 54°40'12" West, 85.48 feet;
 43) South 35°19'34" East, 138.90 feet;
 44) North 54°34'42" East, 84.59 feet;
 45) South 35°49'01" East, 189.59 feet to the beginning of a non-
 tangent curve concave to the northeast and from which the radius
 of said curve bears North 56°52'15" East;

46) southeasterly along the arc of said curve a distance of 318.52 feet through a central angle of 67°02'52" and having a radius of 272.19 feet;

47) South 03°11'10" East, 41.91 feet to a point on said US Fish and Wildlife Service line; thence leaving said US Fish and Wildlife Service line and continuing,

48) South 03°11'10" East 19.11 feet;

49) North 80°32'17" East, 583.10 feet to the beginning of a tangent curve concave to the southwest;

50) southeasterly along the arc of said curve a distance of 207.22 feet, through a central angle of 69°50'29" and having a radius of 170.00 feet;

51) South 29°37'14 East, 194.67 feet to the beginning of a tangent curve concave to the northeast;

52) southeasterly along the arc of said curve a distance of 33.07 feet, through a central angle of 47°22'12" and having a radius of 40.00 feet;

53) South 76°59'26" East, 558.25 feet;

54) South 52°37'59" East, 290.97 feet;

55) North 02°11'27" East, 236.59 feet to a point on said Tract 38; thence along said Tract 38 the following courses:

56) North 46°45'15" West, 655.18 feet;

57) North 57°40'07" West, 363.10 feet;

58) South 58°29'53" West, 105.59 feet;

59) North 35°45'26" West, 561.19 feet;

60) North 40°00'21" West, 316.90 feet;

61) North 35°15'26" West, 653.65 feet;

62) North 43°30'18" West, 488.54 feet to the point of beginning.

PARCEL 4

COMMENCING at said National Geodetic Survey monument "MARE ID SE 1852 1932" having California Coordinate System 1983, Zone 2, coordinates of N = 1,789,849.06 feet and E = 6,488,254.02 feet as shown on said Record of Survey as filed in Book 21 Surveys at Page 94, Solano County records, thence South 49°07'08" West 2,752.86 feet to the POINT OF BEGINNING, said point having California Coordinate System 1983, Zone 2 coordinates of N = 1,788,047.33 feet and E = 6,486,172.672 feet; thence from said point of beginning the following courses:

1) North 31° 07' 11" West 106.25 feet;

2) North 05° 21' 29" West 135.82 feet;

3) North 82° 22' 27" West 93.98 feet;

4) South 57° 39' 43" West 146.80 feet;

5) South 25° 43' 32" West 230.55 feet;

6) South 31° 07' 11" East 158.18 feet ;

7) North 58° 52' 49" East 354.05 feet to the point of beginning.

PARCEL 5

COMMENCING at said National Geodetic Survey monument "MARE ID SE 1852 1932" having California Coordinate System 1983, Zone 2, coordinates of N = 1,789,849.06 feet and E = 6,488,254.02 feet as shown on said Record of Survey as filed in Book 21 Surveys at Page 94, Solano County records, thence South 54°04'33" West 1,462.89 feet to the boundary of Tract 38 as shown on said Record of Survey, said point having California Coordinate System 1983, Zone 2 coordinates of N = 1,788,990.77 feet and E = 6,487,069.39 feet and the POINT OF BEGINNING; thence along said Tract 38 the following courses:

- 1) South 46° 45' 15" East 176.68 feet;
- 2) South 68° 45' 01" East 178.24 feet;
- 3) South 85° 59' 56" East 422.43 feet;
- 4) South 79° 14' 57" East 268.05 feet; thence leaving said Tract 38 boundary:
- 5) South 13° 13' 26" West 373.09 feet, more or less, to a point of intersection with the shoreline; thence southerly along the shoreline to a point of intersection with the boundary of lands granted to the United States of America in Chapter 1452, Statutes of 1963 and the shoreline as shown on that Map filed in Book 22 Maps at Page 44 Solano County Records, said point bears South 08° 19' 46" West 775.21 from the northerly intersection of said shoreline and said course (17); thence along said grant boundary the following courses:
- 6) South 38° 08'25" East 652.07 feet
- 7) South 79° 30' 03" West 1,639.84 feet; thence leaving said grant boundary:
- 8) North 07° 56' 47" West 57.78 feet to the southwest monument as shown on said Record of Survey as filed in Book 23 Surveys at Page 21, Solano County records; thence along said boundary the following courses:
- 9) North 07° 56' 47" West 207.89 feet;
- 10) South 85° 55' 04" West 511.61 feet;
- 11) North 21° 11' 34" West 827.72 feet; thence leaving said Record of Survey the following courses:
- 12) North 58° 52' 49" East 630.17 feet;
- 13) North 62° 51' 47" East 308.80 feet;
- 14) North 68° 06' 14" East 394.46 feet;
- 15) North 34° 38' 21" East 87.98 feet;
- 16) South 63° 08' 18" East 26.08 feet;
- 17) North 02° 11' 27" East 534.74 feet to the point of beginning.

This description is based on California Coordinate System 1983, Zone 2. All distances are grid and in feet (grid to ground scale factor 0.99993193)

END OF DESCRIPTION

